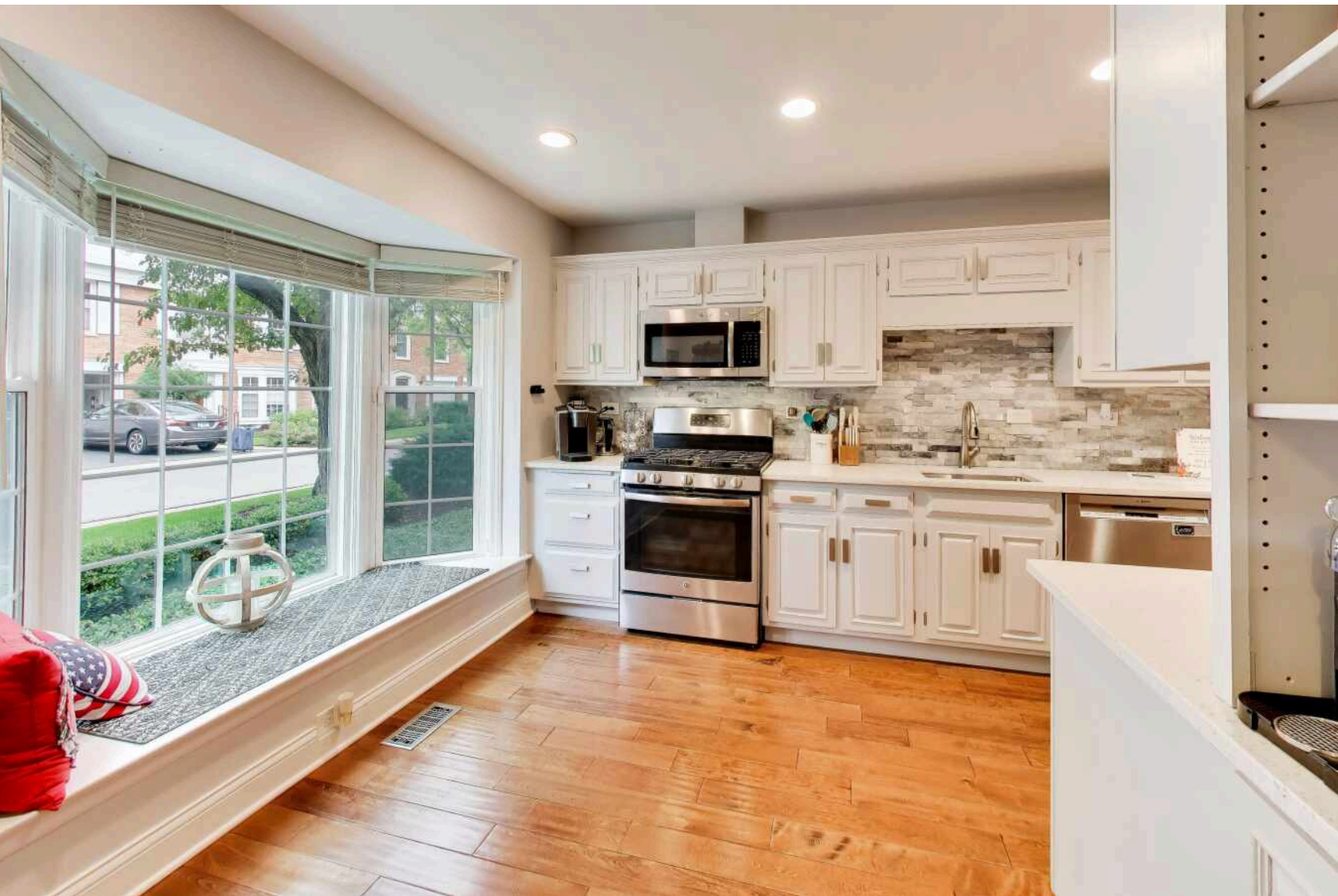


714 YORK COURT  
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CHRISTIE'S  
INTERNATIONAL REAL ESTATE

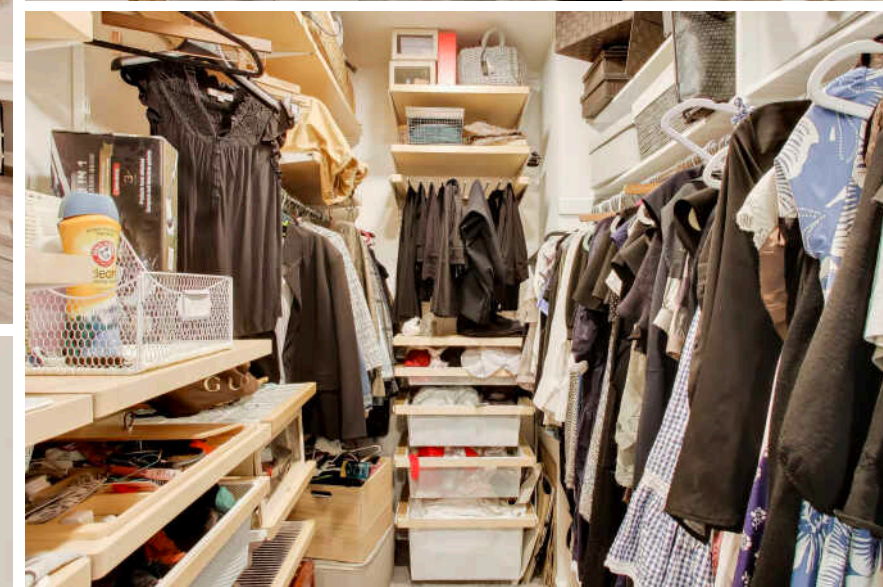
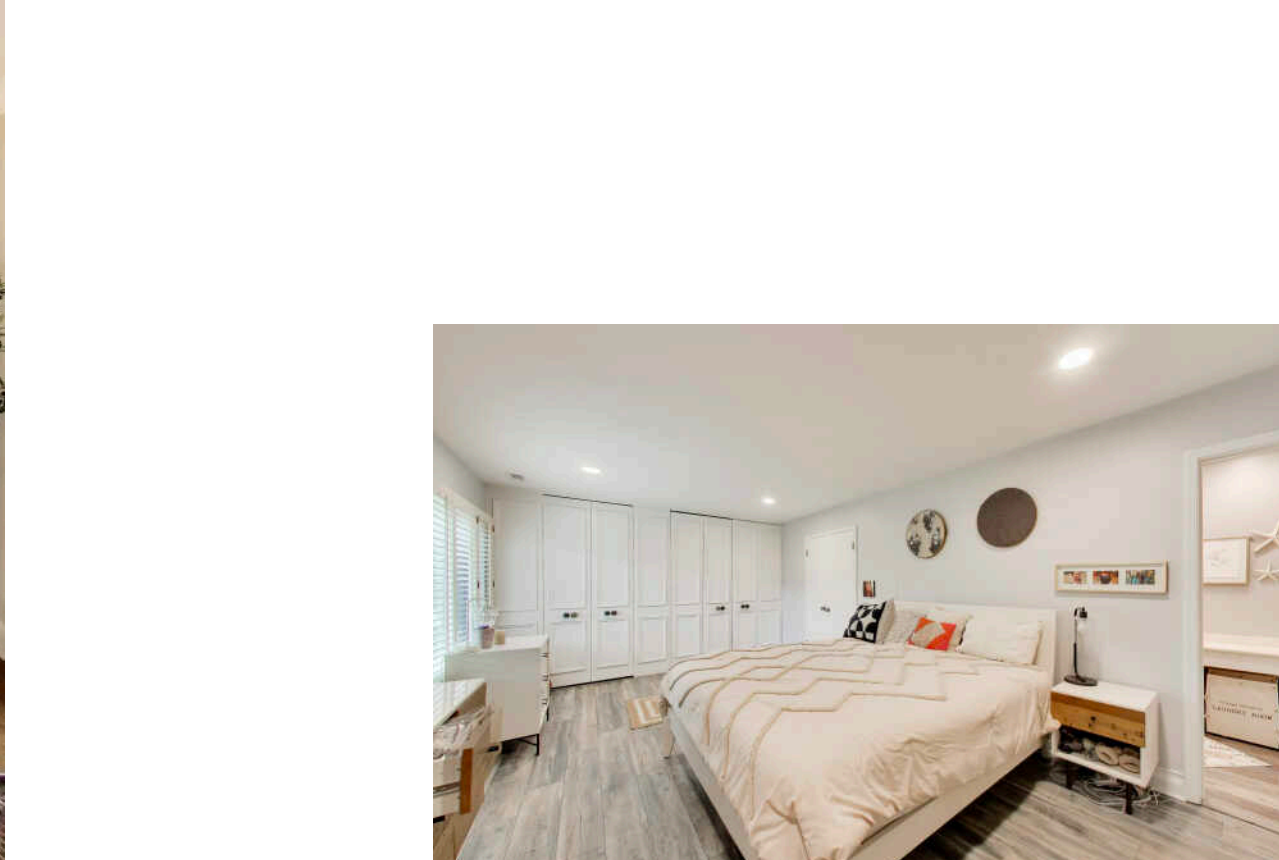


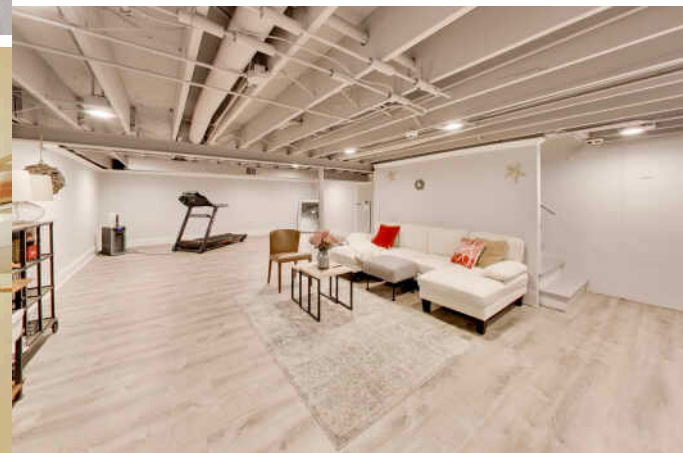
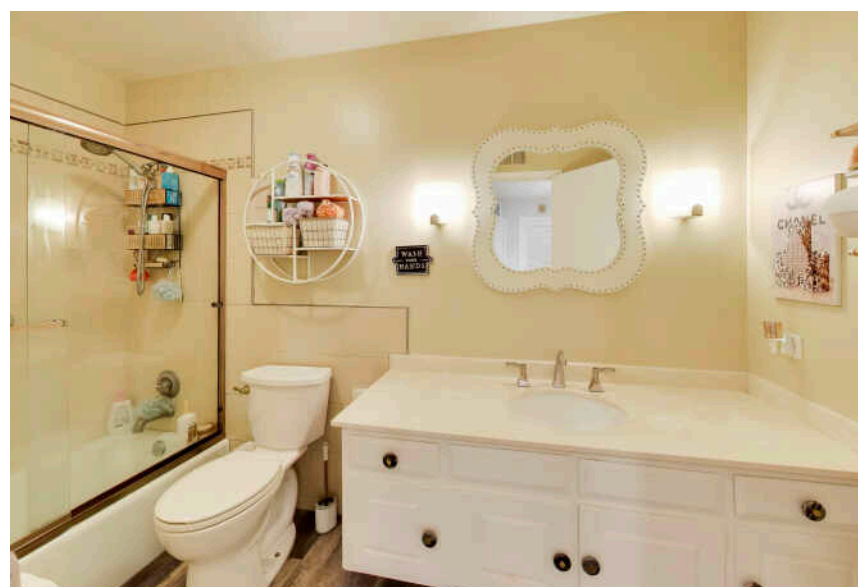
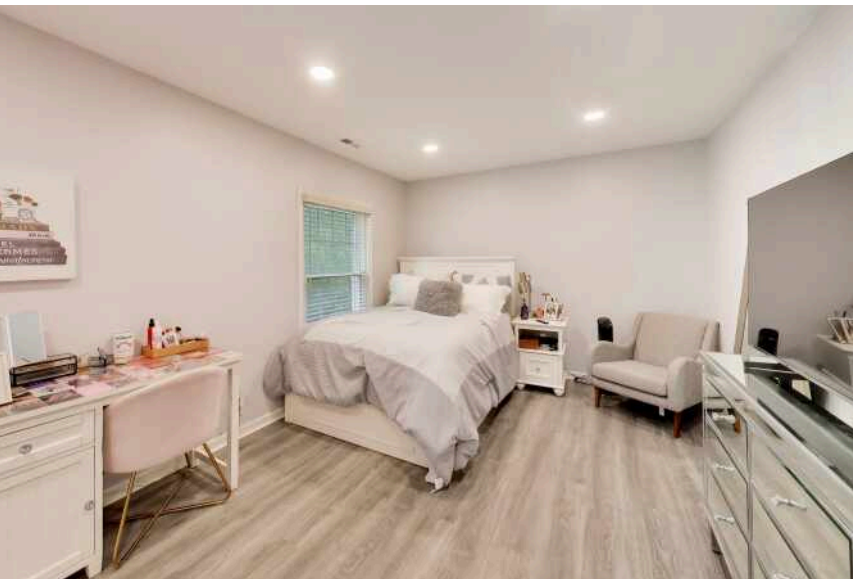
**3 BEDROOM**  
**2.1 BATH**  
**TAXES: \$8,230**  
**ASSESSMENTS: \$275 / MONTH**

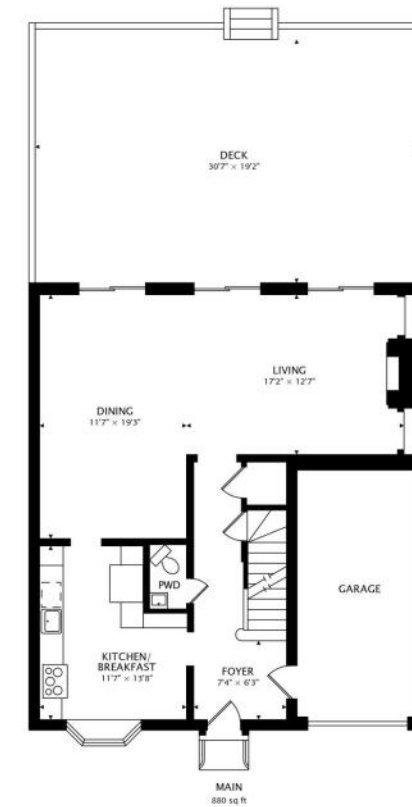
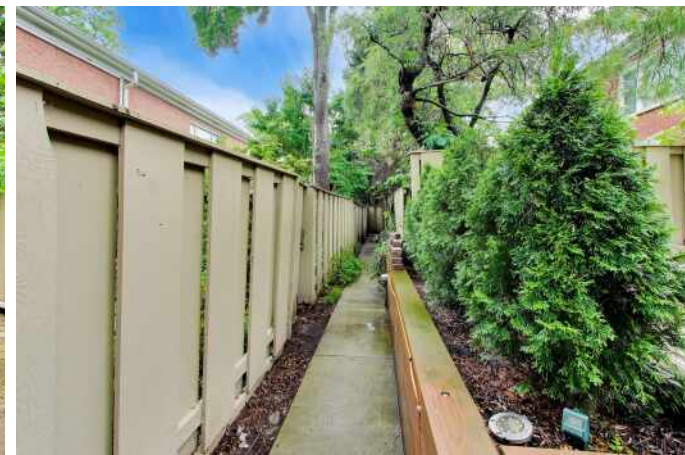
## STUNNING COLONNADES TOWNHOME

Welcome home to this beautifully updated Colonnades townhome, light filled, open and perfectly positioned for added privacy and convenience. Offering 3 bedrooms, 2.1 baths w/a full finished basement, this move-in ready home combines style, function, and an unbeatable Northbrook location. Step inside to find quality finishes: neutral designer paint, hardwood and luxury vinyl flooring throughout, and a stunning updated eat-in kitchen featuring a bay window with seating, light wood cabinets, quartz countertops, a stacked-stone backsplash, stainless steel appliances, and abundant cabinet space. The spacious dining and living rooms flow seamlessly together, highlighted by a cozy gas fireplace, custom built-ins, and direct access to a private patio-perfect for entertaining or relaxing outdoors. Upstairs, the spacious primary suite offers private bath w/walk in shower, exceptional closet space w/custom Container Store organization systems. Two additional bedrooms share an updated bath w/tub while the convenience of second-floor laundry makes everyday living a breeze. The finished basement expands your living space with an industrial-style raised ceiling, luxury vinyl flooring, finished drywall, and a separate storage room. Additional highlights include- all new windows/sliders, front door, patio-wood flower & tree containers & stairs, custom window treatments, recessed lighting, all closets with custom organizational systems, Vivint smart home security system, an attached one-car garage with epoxy flooring, plentiful guest parking conveniently located just across the street. Enjoy an incredible lifestyle just steps from Mariano's, shopping, dining, and easy access to I-94. Located within highly acclaimed District 28 schools and just minutes from the beautiful shores of Lake Michigan and the renowned Chicago Botanic Garden.











## NORTHBROOK HAS MANY CLAIMS TO FAME, AND “MOVIE STAR” IS JUST ONE OF THEM.

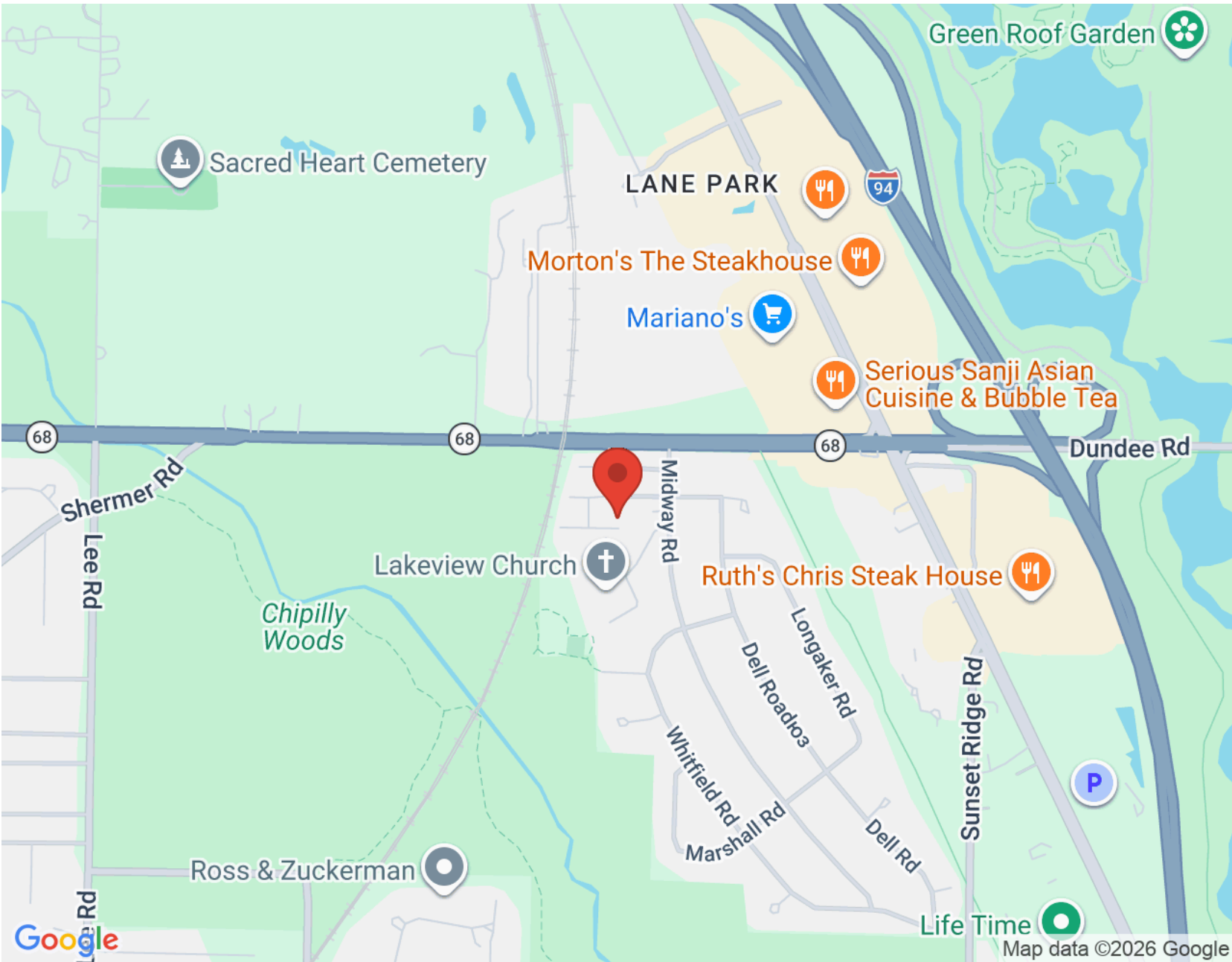
The backdrop for feature films including *Ferris Bueller's Day Off*, Northbrook is one of the largest communities on the North Shore. Locals love that it still maintains a small-town feel despite its movie star status.

With some of the most diverse housing options on the North Shore, Northbrook features a variety of neighborhoods with single-family homes in architectural styles ranging from mid-century ranch to contemporary. There are also new townhomes and condominiums offered at a variety of price points.

Northbrook's beautiful residential areas are interspersed with parks, local business districts, corporate headquarters, and shopping centers, making the community a destination for many in nearby suburbs. One of the community's top shopping attractions is Northbrook Court, a large regional mall with high-end retailers, restaurants, and a movie theater. Downtown Northbrook also offers locals shopping, dining, and celebrations including the annual Northbrook Days festival.

Recreational pursuits also contribute to the Northbrook lifestyle. The community has an outstanding park district with facilities and year-round programs for just about every sport - from baseball and golf to cycling and skating. Biking and running trails are also abundant, while Northbrook's Velodrome offers bicycle racing, training, and entertainment.

Commuters enjoy convenient access to downtown Chicago with two Metra stations and Pace buses, while drivers can travel via I-94 and I-294.



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